

**MINUTES OF THE MEETING OF THE COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE**

Naples, Florida, January 4, 2017

LET IT BE REMEMBERED, the Collier County Development Services Advisory Committee in and for the County of Collier, having conducted business herein, met on this date at 3:00 P.M. in REGULAR SESSION at the Collier County Growth Management Department Building, Conference Room #609/610, 2800 N. Horseshoe Drive, Naples, Florida, with the following members present:

Chairman: William J. Varian
Vice Chairman: Blair Foley (Excused)
David Dunnavant
James E. Boughton (Excused)
Clay Brooker
Brad Schiffer
Chris Mitchell
Robert Mulhere
Mario Valle
Stan Chrzanowski
Norman Gentry
Marco Espinar (Absent)
Ron Waldrop
Laura Spurgeon DeJohn
Jeremy Sterk

ALSO PRESENT: Jamie French, Deputy Department Head
Judy Puig, Operations Analyst, Staff Liaison
Eric Fey, Sr. Project Manager, Public Utilities
Caroline Cilek, LDC Manager
Mike Ossorio, Director, Code Enforcement Division
Jay Ahmad, Director, Transportation Engineering
Matt McLean, Director, Development Review
Rich Long, Plans Review and Inspections Manager
Ken Kovensky, Director, Operations and Regulatory Management

Any persons in need of the verbatim record of the meeting may request a copy of the audio recording from the Collier County Growth Management Department – Contact Mr. Evy Ybaceta at 239-252-2400.

- I. Call to Order - Chairman**
Chairman Varian called the meeting to order at 3:00pm.
- II. Welcome New Member Brad Schiffer**
Mr. Schiffer was welcomed to the Committee.
- III. Approval of Agenda**
Mr. Chrzanowski moved to approve the Agenda subject to continuing item VII.B. Second by Mr. Schiffer. Carried unanimously 9 - 0.
- IV. Approval of Minutes from December 7, 2016 Meeting**
Mr. Brooker moved to approve the minutes of the December 7, 2016 meeting subject to the following change:
 - Page 4, paragraph 2, line 4 – from “They is ...” to “There is...”*Second by Mr. Mitchell. Carried unanimously 9 - 0.*
- V. Selection of Chair and Vice Chair**
Mr. Brooker moved to nominate William Varian as Chairman of the Development Services Advisory Committee. Second by Mr. Gentry. Carried unanimously 8 - 0. Chairman Varian abstained.

Mr. Dunnivant moved to nominate Blair Foley as Vice Chairman of the Development Services Advisory Committee. Second by Mr. Gentry. Carried unanimously 9 - 0.
- VI. Public Speakers**
None

Ms. Spurgeon Dejohn arrived at 3:05pm
Mr. Mulhere arrived at 3:05pm
- VII. Staff Announcements/Updates**
 - A. Code Enforcement Division update – [Mike Ossorio]**
Mr. Ossorio provided the report “Collier County Code Enforcement Division Blight Prevention Program - Cumulative Code Enforcement statistics - 7/2009 – 11/6/2016” for information purposes.
 - B. Public Utilities Division update – [Tom Chmelik or designee]**
Mr. Fey reported Staff will be initiating review of the “conveyance process” with a January 13, 2017 Staff meeting.
 - C. Growth Management Department/Transportation Engineering and/or Planning – [Jay Ahmad or designee]**
Mr. Ahmad reported:
 - Logan Blvd. Extension – Notice to Proceed to be issued in January 2017 for extension North to Bonita Beach Road.

- Collier Blvd. – Green to Golden Gate Blvd. – project completion date spring of 2017.
- White Blvd. Bridge – Project initiated.

D. County Fire Review update – [Shar Hingson and/or Shawn Hanson]

None

E. North Naples Fire Review update – [Dale Fey]

Mr. Fey reported plan review turn around time is at 8 days and inspections are at 2 days as the Division continues to meet client demand.

F. Operations & Regulatory Mgmt. Division update [Ken Kovensky]

Mr. Kovensky submitted the “*Collier County December 2016 Monthly Statistics*” which outlined the building plan and land development review activities. The following was noted during his report:

- Permit activity is decreasing over recent months.
- Inspections are up 14 percent year over year with 45 inspectors assigned to the activity.
- Continuing Education will be offered to existing and new customers on the electronic application platform.
- Credit card transactions have increased 35 percent and Staff is investigating integrating the payment service with CityView given the current process requires manual entry into the system. The costs for the service may be borne by the user.
- The “Fee Study” is ongoing.

The Committee requested Staff to review the procedures for processing applications at the “walk in” desks to ensure they are as efficient as possible.

G. Development Review Division update [Matt McLean]

Mr. McLean reported on the number of plat recordings as follows:

2013 – 220 pages and 1,812 lots

2014 – 326 pages and 4,163 lots

2015 – 236 pages and 2,190 lots

2016 – 174 pages and 2,037 lots

The data is monitored to determine if the trends warrant changes to the customer service provided by the Division.

Mr. Valle arrived at 3:30pm

VIII. New Business

A. LDC Amendments [Caroline Cilek]

Mr. Cilek presented the final amendments for the 2016 Cycle:

LDC Section 2.03.09 Open Space Districts

Change: Expand the list of Conditional and Permitted Uses within LDC Section 2.03.09

Mr. Brooker (Subcommittee Chairman) reported the proposed amendment allows additional compatible uses in the District to address the potential conversion of golf courses to other uses. The Subcommittee reviewed the proposed amendment and unanimously recommended it be approved.

Mr. Brooker moved to recommend the Board of County Commissioners adopt the proposed amendment as presented. Second by Mr. Mulhere. Carried unanimously 12 – 0.

LDC Section: 3.05.07 – Preservation Standards

Change: To modify the requirements for off-site native vegetation retention and the monetary payment and land donation process.

Ms. Cilek reported:

- The item was previously heard for the monetary payment and land donation process with a recommendation entered previously by the DSAC.
- That recommendation will remain unchanged and the current Section under review involves the standards for off site preservation due to issues raised by the Planning Commission to “disincentive” off site mitigation, especially for those properties developed in the urban area.
- The proposed amendment was reviewed at a Subcommittee meeting as an informational item.
- No quorum was present at the Subcommittee meeting however Staff made changes based on input from those present including the public.
- The proposed amendment clarifies the land donation process including those for deviations.
- There are two recommendations going forth on the monetary payment and land donation process, this Committee’s and one developed by the Conservation Collier Land Acquisition Advisory Committee.
- She recommended the Subcommittee formulate a recommendation as well as the main Committee.

Land Development Review Subcommittee (*Mr. Brooker, Mr. Mulhere, Mr. Chrzanowski and Mr. Sterk were present constituting a quorum*).

Mr. Brooker moved for the Development Services Advisory Committee recommend the Board of County Commissioners adopt the proposed amendment as presented by Staff. Second by Mr. Mulhere. Carried unanimously 4 – 0.

Development Services Advisory Committee

Mr. Mulhere moved to recommend the Board of County Commissioners adopt the proposed amendment as presented by Staff. Second by Mr. Valle. Carried unanimously 12 – 0.

LDC Section 10.03.06 – Public Notice and Required Hearings for Land Use Petitions

Change – To compliment the LDCA 5.05.15 Conversion of Golf Courses

Mr. Brooker (Chairman of the Land Development Review Subcommittee) reported the item was not reviewed by the Subcommittee and posed a motion for the Subcommittee. It was determined only two members of the Subcommittee were present (Mr. Mulhere and Mr. Brooker) and Mr. Mulhere is abstaining from the item.

He withdrew the motion and recommend the full Committee develop a recommendation for the Board of County Commissioners.

The Committee noted:

- The proposal is related to the previous item (Section 5.05.15) heard by the Committee at the last meeting.
- The Committee expressed several concerns on the proposed amendment and recommended it not be adopted by the Board of County Commissioners.
- Additionally, the Fiscal and Operational Impacts provided in the Executive Summary are determined as related to the County; however the original intent of this language was to also provide data on the impacts to landowners. Even if it is difficult to quantify the cost at times, any potential impacts should be documented in the Executive Summaries.

Ms. Cilek reported a statement will be added to the Executive Summary to address the Committee's concern on the impact of costs.

Mr. Brooker moved to recommend the Board of County Commissioners not approve the proposed amendment (10.03.06) as presented by Staff as it overly restricts an owner's use of private property, it impedes his fundamental property rights and there are already criteria established for rezoning in the Land Development Code which address the issue; however if the proposed amendment (10.03.06) is to be approved, the Board of County Commissioners considers addressing the concerns raised by the Committee at the previous meeting. Second by Mr. Mitchell. Carried unanimously 11 – 0. Mr. Mulhere abstained due to a conflict of interest.

B. School and Parks Impact Fee Indexing [Amy Patterson]
Continued

IX. Old Business
None

X. Committee Member Comments
None

XI. Adjourn
Next Meeting Dates
February 1, 2017 GMD Conference Room 610 – 3:00 pm
March 1, 2017 GMD Conference Room 610 – 3:00 pm
April 5, 2017 GMD Conference Room 610 – 3:00 pm

There being no further business for the good of the County, the meeting was adjourned by the order of the Chair at 4:00PM.

January 4, 2017

**COLLIER COUNTY DEVELOPMENT SERVICES
ADVISORY COMMITTEE**



Chairman, William Varian

These Minutes were approved by the Board/Chairman on 3/1/17, as presented X, or as amended _____.